



PARCELS F & G
POOLESVILLE
PLAZA
P.No. 22859

PARCEL D
N/F
ZP NO. 29, LLC
L22076 F.674

PARCELS D & E
POOLESVILLE
PLAZA
P.No. 22298

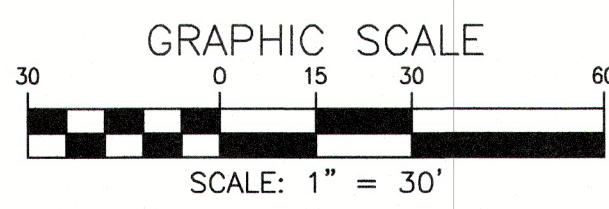
BOARD OF EDUCATION
19565 FISHER AVE
POOLESVILLE 20837-0000
P746
AIX LA CHAPEL

WOOTTON BAKER LLC
0 WOOTTON AVE

POOLESVILLE
TOWN
P.No. 24924

FISHER AVENUE
MD RTE 107
80' RIGHT OF WAY
P.No. 20022

MEADOW VALLEY HOMEOWNERS
ASSOCIATION INC
WOOTTON AVE

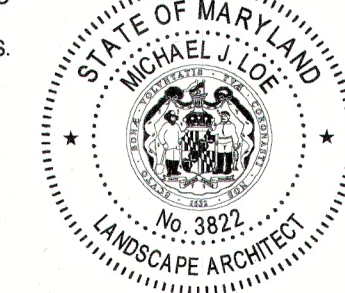


LANDSCAPE ARCHITECT CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAN IS PREPARED
IN ACCORDANCE WITH CITY OF MONTGOMERY
COUNTY FOREST CONSERVATION REGULATIONS.

MICHAEL J. LOE
REGISTERED LANDSCAPE ARCHITECT MD #3822
EXPIRES: 3/16/2023

DATE:



SEAL NOT VALID WITHOUT SIGNATURE

APPROVAL

SIGNATURE INDICATES REVIEW OF INFORMATION SUPPLIED ON PLANS IN ACCORDANCE WITH
TOWN CODE. THE TOWN TAKES NO RESPONSIBILITY FOR COORDINATION OF PLAN SETS AND
MEASUREMENTS SHOWN ON PLAN.

PRESIDENT OF PLANNING COMMISSION

DATE:

TOWN ENGINEER RECOMMENDATION FOR SIGNATURE

DATE:

CERTIFICATE OF COMPLIANCE

I DO HEREBY CERTIFY, TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND REASONABLE
BELIEF, THAT ALL OF THE INFORMATION AND DATA PROVIDED WITH THIS APPLICATION IS
ACCURATE, AND ALL OF THE FEATURES AND ELEMENTS PROVIDED ON THE PLANS IS
CONSISTENT WITH THE STANDARDS OF THE APPLICABLE ZONE. THE CERTIFICATION INCLUDES,
BUT IS NOT LIMITED TO BOUNDARY INFORMATION, PROPERTY INFORMATION AND OWNERSHIP,
TOPOGRAPHY, HISTORIC RESOURCES, ETC. I AGREE THAT THE SUBMITTED PLANS MAY BE
REJECTED OR RETURNED BY THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING
COMMISSION IF THE PLANS ARE FOUND TO BE INACCURATE, FALSE OR MISLEADING.

UPDATES/REVISIONS:

REV 1 - 5/10/23 - UPDATES PER CLIENT COMMENTS

REV. 6/28 by HRD and Afnan & Co. - Adjustments based on PC meeting feedback on 6/14/23.

PRELIMINARY PLAN PARCEL F & G POOLESVILLE

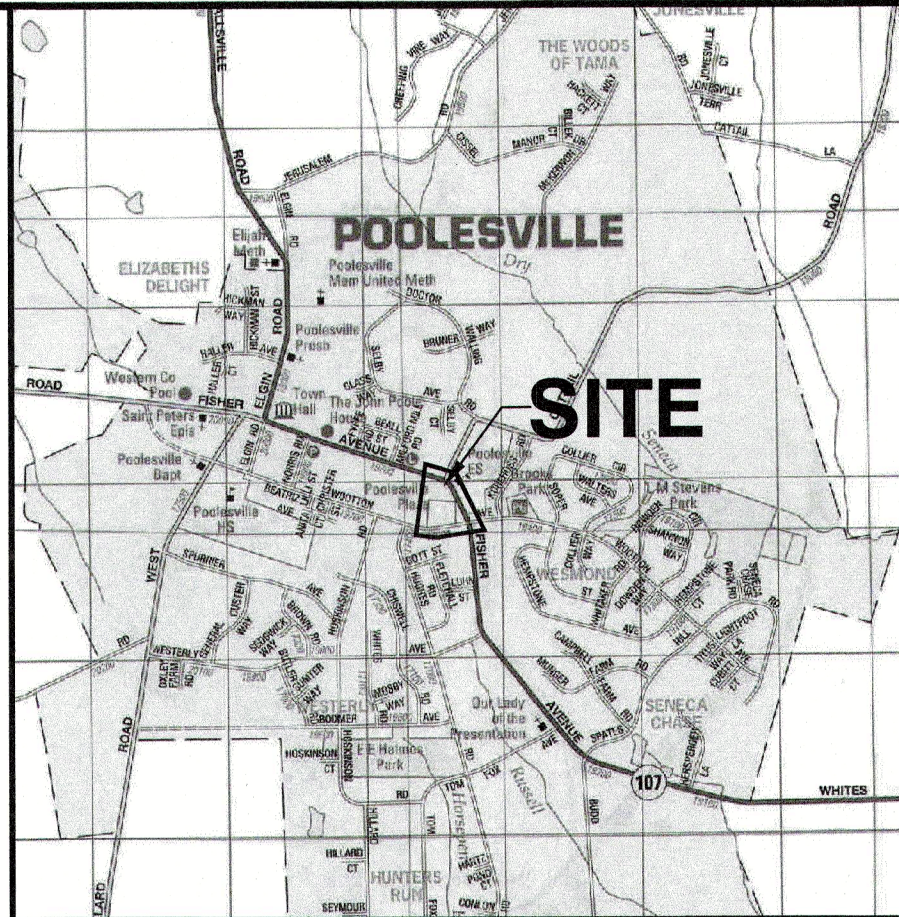
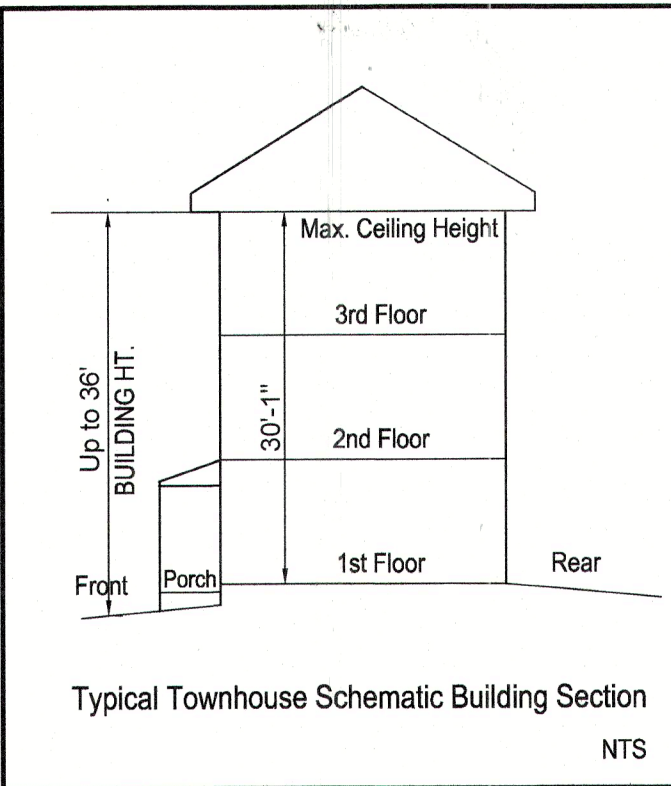
MONTGOMERY COUNTY, MARYLAND

CPJ Charles P. Johnson & Associates, Inc.
Civil and Environmental Engineers • Planners • Landscape Architects • Surveyors
1751 Elton Rd., Ste. 300 Silver Spring, MD 20903 301-434-7000 Fax: 301-434-9394
www.cpja.com • Silver Spring, MD • Gaithersburg, MD • Annapolis, MD • Greenbelt, MD • Frederick, MD • Fairfax, VA

CLIENT: Holly Ridge Development, LLC
15115 Ganley Road
Boys, Maryland 20841
Attn: John D. Petrella

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PROHIBITED.

TAX MAP/WSSC 224NW19	SITE PLAN NO: 0-00000
DESIGN MIL	SHEET 2 OF 2
DRAFT PGY	
DATE MARCH 2023	FILE NO: 2022-1262
SCALE 1" = 30'	



VICINITY MAP

MONTGOMERY COUNTY
SCALE: 1" = 2000'
MAP COPYRIGHT © KAPPA MAP GROUP, LLC (800) 629-6277
USED WITH PERMISSION

LEGEND

- EXISTING TREE
- EXISTING TREE
- EXISTING UTILITY POLE
- EXISTING GUY WIRE
- EXISTING WATER METER
- PROPERTY LINE
- RIGHT-OF-WAY
- ADJACENT PROPERTY LINE
- ADJACENT SUBDIVISION LINE
- EXISTING CURB
- CHAIN LINK FENCE
- STOCKADE FENCE
- EXISTING OVERHEAD WIRE
- EXISTING SEWER LINE
- EXISTING STORMDRAIN
- CRITICAL ROOT ZONE
- EXISTING MAJOR CONTOURS
- EXISTING MINOR CONTOURS
- EXISTING TREE LINE
- PROPOSED STREET TREE
- PROPOSED CURB
- PROPOSED ROADWAY
- PROPOSED SIDEWALK